

068.A

Map

0003

Block

0001.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 346,400 /

USE VALUE: 346,400 /

ASSESSed: 346,400 /

Total Card /

Total Parcel

346,400

346,400

346,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
162		SUMMER ST, ARLINGTON

OWNERSHIP

Owner 1:	FITZGERALD ANN V			
Owner 2:				
Owner 3:				
Street 1:	162 SUMMER STREET UNIT 1			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry	Own Occ:	Y
Postal:	02474	Type:		

PREVIOUS OWNER

Owner 1:	FITZGERALD ANN V -		
Owner 2:	-		
Street 1:	162 SUMMER STREET		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1926, having primarily Vinyl Exterior and 1082 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7657			Med. Tr	-10								G6	1.			

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	342,200	4,200		346,400
Total Card	0.000	342,200	4,200		346,400
Total Parcel	0.000	342,200	4,200		346,400
Source:	Market Adj Cost	Total Value per SQ unit /Card:	320.15	/Parcel:	320.15

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	342,200	4200	.		346,400		Year end	12/23/2021
2021	102	FV	332,300	4200	.		336,500		Year End Roll	12/10/2020
2020	102	FV	327,300	4200	.		331,500	331,500	Year End Roll	12/18/2019
2019	102	FV	355,100	4200	.		359,300	359,300	Year End Roll	1/3/2019
2018	102	FV	313,700	4200	.		317,900	317,900	Year End Roll	12/20/2017
2017	102	FV	285,600	4200	.		289,800	289,800	Year End Roll	1/3/2017
2016	102	FV	285,600	4200	.		289,800	289,800	Year End	1/4/2016
2015	102	FV	263,700	4200	.		267,900	267,900	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FITZGERALD ANN	43468-349		8/6/2004	Family		10	No	No	

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FITZGERALD ANN	43468-349		8/6/2004	Family		10	No	No	

PAT ACCT.

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
10/2/2018	MEAS&NOTICE	CC	Chris C
5/11/2005	External Ins	BR	B Rossignol

Sign:

VERIFICATION OF VISIT NOT DATA

\_\_/\_\_/\_\_

Total AC/HA: 0.00000

Total SF/SM: 0

Parcel LUC: 102

Condo

Prime NB Desc

CONDO

Total:

Spl Credit

Total:

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Type:	99 - Condo Conv		
Sty Ht:	1 - 1 Story		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	WHITE		
View / Desir:			

Full Bath	1	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

	1/3 GAR SPACE = EUA.
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## GENERAL INFORMATION

Grade: C - Average	
Year Blt: 1926	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdic: G6	Fact:
Const Mod:	
Lump Sum Adj:	

OTHER FEATURES		
Kits: 1	Rating:	Average
A Kits:	Rating:	
Frpl:	Rating:	
WSFlue:	Rating:	

## CONDO INFORMATION

Location:	
Total Units:	
Floor:	1 - 1st Floor
% Own:	45.000000000
Name:	

## RESIDENTIAL GRID

1st Res Grid	Desc: Line 1										# Units	1
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals		RM:s	5			BR:s	2		Baths:	1		HB

## REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

## RES BREAKDOWN

No Unit	RMS	BRS	FL
1	5	2	
Totals			
1	5	2	

## INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2	- Plaster	
Sec Int Wall:			%
Partition:	T	- Typical	
Prim Floors:	3	- Hardwood	
Sec Floors:			%
Bsmnt Flr:	12	- Concrete	
Subfloor:			
Bsmnt Gar:			
Electric:	3	- Typical	
Insulation:	2	- Typical	
Int vs Ext:	S		
Heat Fuel:	1	- Oil	
Heat Type:	3	- Forced H/W	
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

DEPRECIATION		
Phys Cond:	AV - Average	31.0%
Functional:		0.0%
Economic:		0.0%
Special:		0.0%
Override:		0.0%
	<b>Total:</b>	<b>31.0%</b>

## CALC SUMMARY

Basic \$ / SQ:	305.00
Size Adj.:	1.35000002
Const Adj.:	0.98990101
Adj \$ / SQ:	407.592
Other Features:	55000
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	496014
Depreciation:	153764
Depreciated Total:	342250

## COMPARABLE SALES

Rate	Parcel ID	Type	Date	Sale Price
WtAv\$/SQ:		AvRate:		Ind.Val
Juris. Factor:	1.00	Before Depr:	407.59	
Special Features:	0	Val/Su Net:	316.27	
Final Total:	342200	Val/Su SzAd	316.27	

## SUB AREA

[illegible]

### SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
4						
4						
32						

**MOBILE HOME**      Make:      Model:      Serial #      Year:      Color:

### SPEC FEATURES/YARD ITEMS

**PARCEL ID** 068.A-0003-0001.0

[illegible]

More: N	Total Yard Items:	4,200	Total Special Features:		Total:	4,200
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## IMAGE

**AssessPro** Patriot Properties, Inc

